

**Minutes for Northfield Zoning Board of Adjustment Meeting
August 27, 2015**

Roll Call

Present for the hearing were Donahue, Bailey, Skinner, and Smith

Others Present: Dave Maketa, Ron Lyons, Shawn Brennan, and Brad Mckay

Chair Smith called the meeting to order at 7:00.

Approval of Minutes from June 25, 2015

Motion by Bailey to approve the minutes, second by Skinner. Motion passed 4-0.

Public Hearing – Norwich University is seeking Conditional Use Approval for renovations and additions to Webb, Dewey and Answorth Hall, and changes to the campus student green. Norwich is also seeking a Variance to exceed the zoning height requirements for Dewey and Webb Halls.

Representatives from Norwich discussed the proposed project stating that Norwich is upgrading the infrastructure in the central part of the campus including water, electrical, sewer and walkways, Also, the Zoning Board of Adjustment and the Planning Commission have approved about 50% of the infrastructure upgrades.

Norwich representatives stated that this application includes the following items: replacing and adding sidewalks in the center of campus, making the buildings ADA compliant, and façade and structural improvements. The changes to Mack Hall are to accommodate academic uses, and the changes to Dewey and Answorth Halls are for office space. The variance is needed for the building height. The ZBA has granted height variances for buildings at Norwich in the past. The project plans have been reviewed and approved by the State Fire Marshall, and will be reviewed by the Planning Commission in September.

The members discussed the application. Motion by Donahue, second by Skinner to approve the variance application. Motion passed 4-0-0. Motion by Bailey, second by Skinner to approve the conditional use application. Motion passed 4-0-0.

Meeting adjourned.

The meeting was adjourned at 7:45

These minutes are subject to change at the next regular meeting; however, they are substantially correct.